

006.A

0001

0137.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

583,700 / 583,700

USE VALUE:

583,700 / 583,700

ASSESSED:

583,700 / 583,700

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
137		HERBERT RD, ARLINGTON

**OWNERSHIP**

Owner 1:	ROWE CLARISSA	Unit #:	137
Owner 2:			
Owner 3:			

Street 1: 137 HERBERT RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		Own Occ: Y
Postal: 02474		Type:	

**PREVIOUS OWNER**

Owner 1:	AIKENHEAD TARRANT ELLEN -
Owner 2:	-

Street 1: 137 HERBERT RD

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		
Postal: 02474		Type:	

**NARRATIVE DESCRIPTION**

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1920, having primarily Vinyl Exterior and 1405 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7081																

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	580,400	3,300		583,700		146256
							GIS Ref
							GIS Ref
							Insp Date
							06/02/15

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	571,500	3300	.		574,800	574,800	Year End Roll	12/18/2019
2019	102	FV	510,600	3300	.		513,900	513,900	Year End Roll	1/3/2019
2018	102	FV	450,800	3300	.		454,100	454,100	Year End Roll	12/20/2017
2017	102	FV	410,300	3300	.		413,600	413,600	Year End Roll	1/3/2017
2016	102	FV	410,300	3300	.		413,600	413,600	Year End	1/4/2016
2015	102	FV	378,600	3300	.		381,900	381,900	Year End Roll	12/11/2014
2014	102	FV	361,000	3300	.		364,300	364,300	Year End Roll	12/16/2013
2013	102	FV	361,000	3300	.		364,300	364,300		12/13/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
AIKENHEAD TARR	52897-9		8/1/2009		375,000	No	No		
AIKENHEAD ELLEN	51649-581		9/4/2008	Family		No	No		
RAISIS ANNE	27228-392		4/22/1997		187,000	No	No	Y	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
5/13/2015	486	New Wind	6,555						6/2/2015	Measured	PC	PHIL C
									6/2/2015	Permit Insp	PC	PHIL C
									5/6/2000		197	PATRIOT

**ACTIVITY INFORMATION**

Sign:	VERIFICATION OF VISIT NOT DATA	/	/

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>					
Type: 99 - Condo Conv				Full Bath: 1	Rating: Good			BK; 21972 PG; 336 BK; 16954 PG; 301 646-8606, Building Number 1.									
Sty Ht: 2 - 2 Story				A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 2 - Conc. Block				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath:	Rating:												
Prime Wall: 4 - Vinyl				A HBth:	Rating:												
Sec Wall:		%		OthrFix:	Rating:												
Roof Struct: 2 - Hip				<b>OTHER FEATURES</b>													
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good												
Color: WHITE				A Kits:	Rating:												
View / Desir: N - NONE				Frl:	Rating:												
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:												
Grade: C - Average				<b>CONDOS INFORMATION</b>													
Year Blt: 1920	Eff Yr Blt:			Location:													
Alt LUC:		Alt %:		Total Units:													
Jurisdct:		Fact:	.	Floor: 1 - 1st Floor													
Const Mod:				% Own: 50.000000000													
Lump Sum Adj:				Name: 123 - 7081													
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>					
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %	Exterior:		No Unit	RMS	BRS	FL						
Prim Int Wall: 2 - Plaster				Functional:		Interior:		1	7	3	2						
Sec Int Wall:		%		Economic:		Additions:											
Partition: T - Typical				Special:		Kitchen:											
Prim Floors: 4 - Carpet				Override:		Baths:											
Sec Floors:		%		Total: 18.6 %		Plumbing:											
Bsmnt Flr:				<b>CALC SUMMARY</b>				Electrical:									
Subfloor:				Basic \$ / SQ: 295.00		Heating:											
Bsmnt Gar:				Size Adj.: 1.35000002		General:											
Electric: 3 - Typical				Const Adj.: 0.99989998													
Insulation: 2 - Typical				Adj \$ / SQ: 398.210													
Int vs Ext: S				Other Features: 60500													
Heat Fuel: 1 - Oil				Grade Factor: 1.00													
Heat Type: 3 - Forced H/W				NBHD Inf: 1.14999998													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100		% AC:		LUC Factor: 1.00													
Solar HW: NO		Central Vac:	NO	Adj Total: 712983													
% Com Wall		% Sprinkled:		Depreciation: 132615		Juris. Factor:		Before Depr:	457.94								
				Deprecated Total: 580368		Special Features: 0		Val/Su Net:	413.10								
						Final Total: 580400		Val/Su SzAd:	413.10								
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:					
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 006.A-0001-0137.0													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
3	Garage	D	Y		10X20	A	AV	1920	27.50	T	40	102			3,300		3,300
More: N	Total Yard Items:	3,300		Total Special Features:			Total:	3,300									
<b>IMAGE</b> <b>AssessPro Patriot Properties, Inc</b>																	